



PLANNING AND ZONING COMMISSION COMMUNICATION

August 7, 2018

SUBJECT: Hold Public Hearing for Specific Use Permit Case No. 18-10-SUP, and Consider Recommendation for an Ordinance

SUBMITTED BY: Stephen Cook, AICP – Senior Planner

REFERENCE NO: 18-10-SUP

ACTION REQUESTED:

Receive public input regarding the request for a Specific Use Permit on 1.804 acres of the L. Franklin Survey, Abstract No. 513, Tracts 4F, 4F1 and portion of 4D, to be platted as Centurion Addition, Block B, Lot 1, 2600 Block of SH 121 for a Modification to a Hotel in TX 121 Gateway District (TX-121) and consider recommendation for an Ordinance.

ALTERNATIVES:

- Open the Public Hearing and continue it to the next meeting
- Recommend approval of the request
- Recommend approval of the request with modifications
- Recommend denial of the request

SUMMARY OF SUBJECT:

Applicant: GSP Investments

Location / Zoning: 2600 Block of SH 121 The property is zoned Texas 121 Gateway District (TX-121).

Project Summary: Specific Use Permit (17-07-SUP) for the La Quinta Del Sol was originally recommended for approval by the Planning and Zoning Commission on August 1, 2017. The SUP was approved by the City Council on August 15, 2017.

The site is currently under construction. The developer is requesting a modification to the approved SUP by replacing the brick indicated on the east elevation (facing away from the public right-of-way) with a three-part true stucco. The three-part true stucco is an approved masonry material. The developer has not requested any further modifications to the SUP.

Staff recommends the Specific Use Permit, with the following conditions:

- a. The Specific Use Permit is tied to the Property Owner: GSP Investments; and,
- b. The Specific Use Permit is tied to the Business Name: La Quinta Del Sol, and,
- c. The hotel will be inspected by the City of Euless based on applicable provisions of the City of Euless Property Maintenance Code. Information about hotel inspection standards is provided to the owner and operator, and,
- d. The Specific Use Permit may be revoked if one or more of the conditions imposed by this permit has not been met or has been violated.

SUPPORTING DOCUMENTS:

- Draft Ordinance XXXX
- Application
- Exhibits
- Map 1, Map 2, and Map 3

APPROVED BY:

MIKE COLLINS

Director of Planning and Economic Development

STEPHEN COOK

Senior Planner